

AGENDA REQUEST
BUSINESS OF THE PLANNING & ZONING COMMISSION
CITY OF SUGAR LAND, TEXAS

AGENDA OF: 10/28/04 **DEPT. OF ORIGIN:** DEVELOPMENT SVCS. **REQ. NO.** V C
DATE SUBMITTED: 10/21/04
ORIGINATOR: TYLER SORRELLS, PLANNER

SUBJECT: MEMORIAL HERMANN SUGAR LAND HOSPITAL- PRELIMINARY PLAT

PROCEEDING: CONSIDERATION AND ACTION

EXHIBITS: PRELIMINARY PLAT; RIVERPARK APPROVED GENERAL PLAN

APPROVED FOR SUBMITTAL:

DOUGLAS P. SCHOMBURG, AICP, ASST. CITY PLANNER *DP.S.*

SABINE A. SOMERS-KUENZEL, AICP, CITY PLANNER *AK*

EXECUTIVE SUMMARY:

Rusty Clark, of Walter P. Moore Engineers, requests the consideration and approval of the Memorial Hermann Sugar Land Hospital Preliminary Plat. This plat consists of one unrestricted commercial reserve, for a total of 27.33 acres in the City of Sugar Land Extra-Territorial Jurisdiction (ETJ). The property is located North of U.S. 59 and west of State Highway 99, and is entirely within the Riverpark development. This property was shown on the approved General Plan in 1999 as a future commercial reserve. The plat also lies within Fort Bend County Levee Improvement District No. 10 and Fort Bend County Municipal Utility District No. 1.

The Development Review Committee has reviewed the Preliminary Plat and finds that it conforms to the City of Sugar Land Development Code, Subdivision Regulations, Comprehensive Plan, Water and Wastewater Master Plan, Master Drainage Plan, and Thoroughfare Plan.

Additional Information Regarding the Plat:

All applicable Master Notes, blanks, and signature blocks, must be completed, and Letters of No Objection from all applicable jurisdictions must be received by the time of Final Plat. As with all development within the City of Sugar Land, infrastructure construction plans shall be approved prior to construction of any public improvements.

RECOMMENDED ACTION:

The Planning Division, in conjunction with the findings of the Development Review Committee, recommends that the Planning and Zoning Commission approve Memorial Hermann Sugar Land Hospital Preliminary Plat.

**Cc: Rusty Clark, C.E.T., Walter P. Moore rclark@walterpmoore.com
File No. P0002500**

Proposed Preliminary Plat:

109.21	11.7	50
109.21	11.7	50

[illegible]

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CURVE DATA				LINE DATA	
NUMBER	LENGTH	BEARING	COORD. DISTANCE	MANAGER	DIRECTION
1	407.79	113.00	57.53	1	WEST
2	1008.33	109.43	15.25	2	WEST
3	141.11	185.00	52.91	3	WEST
4	1008.33	109.43	15.25	4	WEST
5	150.44	115.00	77.24	5	WEST
6	158.48	115.00	58.23	6	WEST
7	1008.33	109.43	15.25	7	WEST
8	150.44	115.00	77.24	8	WEST
9	158.48	115.00	58.23	9	WEST
10	1008.33	109.43	15.25	10	WEST
11	141.11	185.00	52.91	11	WEST
12	1008.33	109.43	15.25	12	WEST
13	407.79	113.00	57.53	13	WEST

Approved 1999 Riverpark General Plan: (Crosshatched area is general location)

